

NO TRANSFER  
TAX PAID

Doc # 2004005150  
Book 7848 Page 99

44-85

Loan #0013287628  
HUD#231-0708675-703

**QUITCLAIM DEED WITHOUT COVENANT**  
(Release Deed)

*Cendant Mortgage Corporation*, a banking entity having place of business at 4001 Leadenhall Road, in the City of Mt. Laurel and State of New Jersey, for consideration paid, RELEASES to *Cendant Mortgage Corporation*, a corporation with a mailing address of SV-01 4001 Leadenhall Road, Mt. Laurel, NJ 08054

the land situated in Waterville, County of Kennebec and State of Maine, and being more particularly described as follows:

A certain lot or parcel of land with the buildings thereon situated in Waterville in the County of Kennebec and State of Maine and bounded and described as follows:

BEGINNING at an iron pin in the easterly line of Pleasant Street and ten and seven tenths (10.7) feet northerly of the northwesterly corner of the homestead of the late Charles Allen; thence easterly eighty-five and eight tenths (85.8) feet to an iron pin, which pin is nineteen (19.0) feet northerly of a post at the westerly end of a fence; thence northeasterly thirty-six and five tenths (36.5) feet to an iron pin; thence northerly twenty-six (26) feet to an iron pin; thence easterly fifty-two and four tenths (52.4) feet to an iron pin in the westerly line of land of Victor Robichaud; thence southerly eighty-eight and two tenths (88.2) feet to an iron pin at the northeasterly corner of land of the above mentioned Allen; thence westerly along the line of said Allen one hundred sixty-five and two tenths (165.2) feet to an iron pin in the easterly line of Pleasant Street; thence northerly ten and seven tenths (10.7) feet to the point of beginning, together with a right of way twelve (12) feet in width lying next northerly of the first mentioned line, the line eighty-five and eight tenths (85.8) feet in length.

BEING the same premises conveyed to Josephat Lessard and Florence Lessard, as joint tenants, by deed of Pierre Mercier and Jeanne Mercier dated November 28, 1951 and recorded in the Kennebec County Registry of Deeds in Book 920, Page 100. Josephat Lessard died on July 3, 1971 and Florence Lessard acquired full title in the property as surviving joint tenant. The above property was conveyed by Florence Lessard to Bobby C. Campbell, Jr. by deed of even date and to be recorded herewith.

The Grantee herein was the highest bidder at a foreclosure sale held pursuant to the Judgment of Foreclosure and Sale entered in the Maine District Court, Division of Northern Kennebec on August 21, 2003, in an action entitled *Cendant Mortgage Corporation vs. Bobby C. Campbell, Jr.*, Docket No. WAT-RE-03-29, for the foreclosure of a mortgage recorded in the Kennebec County Registry of Deeds in Book 6306, Page 128.

IN WITNESS WHEREOF, *Cendant Mortgage Corporation* has caused this instrument to be executed by Marc Hinkel, its Vice President, of thereunto duly authorized, this 23 day of January, 2004.

2 Jensen Baird Gardner & Henry  
P.O. Box 4510  
Portland, Maine 04112

1004

JENSEN BAIRD

01/15/04 16:37 FAX 2078854032

44-85

WITNESS:

Tasha Wilmore  
Tasha Wilmore

Cendant Mortgage Corporation

By: Marc Hinkel  
Its Marc Hinkel  
Vice President



State of New Jersey  
County of Burlington, ss.

Jan 23, 2004

Personally appeared the above-named Marc Hinkel, vice president  
of Cendant Mortgage Corporation, and acknowledged the foregoing instrument to be his/her free act  
and deed in his/her said capacity and the free act and deed of said corporation.

Melissa E. Wisher  
Notary Public  
Typed Name: Melissa E. Wisher



MELISSA E. WISHER  
Notary Public of New Jersey  
My Commission Expires November 26, 2009

Received Kennebec SS.  
02/26/2004 10:59AM  
# Pages 2 Attest:  
BEVERLY BUSTIN-HATHEWAY  
REGISTER OF DEEDS